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HYDERABAD, MONDAY, JUNE 21, 2010.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

DRAFT VARIATION TO THE MASTER PLAN FOR CHANGE OF LAND USE FROM HEAVY INDUSTRIAL USE AND PARK USE TO RESIDENTIAL USE IN RAJAHMUNDY MUNICIPAL CORPORATION.

[Memo. No. 138/H1/2008-3, Municipal Administration and Urban Development, 17th June, 2010.]

The following draft variation to the Rajahmundry General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms. No. 465, M.A., dated 28-10-1975, is proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect there to before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-500022.

DRAFT VARIATION

The site falling in Sy.Nos. 40/2 and 40/3B of Rajahmundry Municipal Corporation to an extent of Ac. 7.49 cents, the boundaries of which are given in the schedule below, which is presently earmarked for Heavy Industrial use and Park use in the General Town Planning Scheme (Master Plan) of Rajahmundry Town sanctioned in G.O.Ms.No. 465, M.A., dated 28-10-1975 is now proposed to be designated for Residential use for taking up VAMBAY Housing Scheme by change of land use as marked "A to M"; and (a) the 80 feet wide Master Plan Road (B1-B) which is passing through the said Sy.Nos. is now proposed to be deleted ; and (b) proposed to delete the 80 feet wide Master Plan road (G1-G) and to re-align the same along the existing 40 feet wide road (G2-G) duly

widening the said road to 80 feet wide as per Master Plan as shown in the revised part proposed land use map GTP No. 9/2009/R, which is available in Municipal Corporation, Rajahmundry Town, **subject to the following conditions: namely:—**

1. That the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain permission / necessary approval from the Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall maintain 50 feet wide green belt along the boundary of A.P. Paper Mills site.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES :

North : Existing Puntha road and A.P., Paper Mills site.

East : Quarry pit low level area.

South : Existing 40 feet wide road widened to 60 feet wide as per Master Plan.

West : A.P., Paper Mills site.

T.S. APPA RAO,
Principal Secretary to Government (UD).

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